

Local Market Update – July 2016

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Westminster

Single-Family Properties

Key Metrics	July			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	11	12	+ 9.1%	75	63	- 16.0%
Closed Sales	16	6	- 62.5%	52	52	0.0%
Median Sales Price*	\$239,500	\$232,500	- 2.9%	\$251,500	\$300,000	+ 19.3%
Inventory of Homes for Sale	55	36	- 34.5%	--	--	--
Months Supply of Inventory	6.7	4.1	- 38.8%	--	--	--
Cumulative Days on Market Until Sale	94	64	- 31.9%	140	99	- 29.3%
Percent of Original List Price Received*	94.3%	90.1%	- 4.5%	93.0%	97.3%	+ 4.6%
New Listings	19	12	- 36.8%	111	98	- 11.7%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

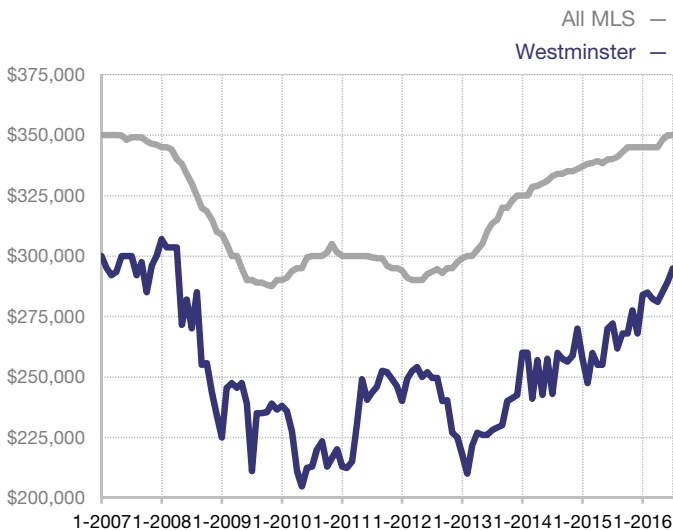
Condominium Properties

Key Metrics	July			Year to Date		
	2015	2016	+ / -	2015	2016	+ / -
Pending Sales	0	2	--	3	3	0.0%
Closed Sales	0	0	--	3	3	0.0%
Median Sales Price*	\$0	\$0	--	\$129,900	\$152,500	+ 17.4%
Inventory of Homes for Sale	6	0	- 100.0%	--	--	--
Months Supply of Inventory	5.0	0.0	- 100.0%	--	--	--
Cumulative Days on Market Until Sale	0	0	--	153	246	+ 60.8%
Percent of Original List Price Received*	0.0%	0.0%	--	93.5%	87.9%	- 6.0%
New Listings	3	0	- 100.0%	11	2	- 81.8%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

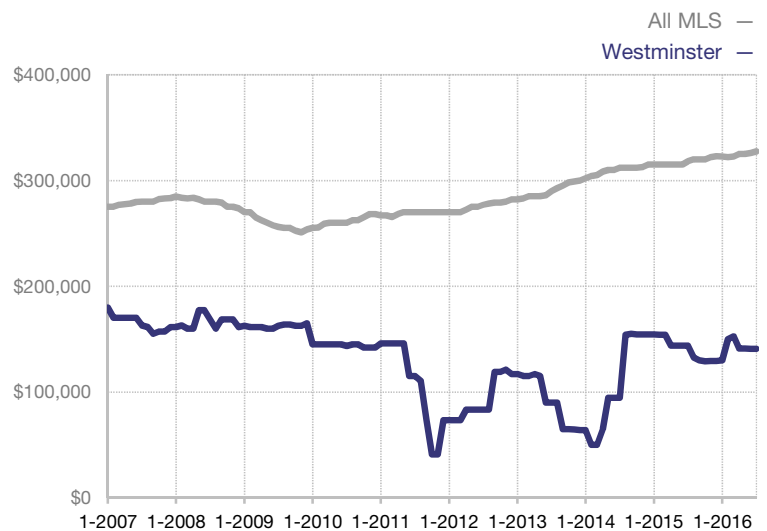
Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation



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